

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0 LOT		JASON ST, ARLINGTON

OWNERSHIP

Owner 1:	TOWN OF ARLINGTON PARK
Owner 2:	MENOTOMY ROCKS
Owner 3:	
Street 1:	730 MASS AVE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 1,957,726 Sq. Ft. of land mainly classified as Vacant-Con

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
932	Vacant-Con		1500642		Sq. Ft.	Site		0	90.	0.50	10									67,528,890						67,528,900	
932	Vacant-Con		10.4932		Acres	Excess	1.0	0	15,000.	1.00	10									157,398						157,400	

Total AC/HA:	44.94320	Total SF/SM:	1957726	Parcel LUC:	932	Vacant-Con	Prime NB Desc:	ARLINGTON	Total:	67,686,290	Spl Credit		Total:	67,686,30
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
932	1957725.792			67,686,300	67,686,300		89120
							GIS Ref
							GIS Ref
Total Card	44.943			67,686,300	67,686,300	Entered Lot Size	
Total Parcel	44.943			67,686,300	67,686,300	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A	Land Unit Type:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	932	FV			01,957,725.75	67,686,300	67,686,300	67,686,300	Year End Roll	12/18/2019
2019	932	FV	3,300		01,957,725.75	71,437,900	71,441,200	71,441,200	Year End Roll	1/3/2019
2018	932	FV	3,300		01,957,725.75	52,679,900	52,683,200	52,683,200	Year End Roll	12/20/2017
2017	932	FV	3,300		01,957,725.75	50,428,900	50,432,200	50,432,200	Year End Roll	1/3/2017
2016	903	FV	3,300		01,957,725.75	46,677,300	46,680,600	46,680,600	Year End	1/4/2016
2015	903	FV	3,300		01,957,725.75	39,174,100	39,177,400	39,177,400	Year End Roll	12/11/2014
2014	903	FV	3,300		01,957,725.75	38,273,700	38,277,000	38,277,000	Year End Roll	12/16/2013
2013	903	FV	3,300		01,957,725.75	36,472,900	36,476,200	36,476,200		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	4738-84		1/1/1901	Family		No	No		N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
11/9/1999	Vacant Lot	264	PATRIOT
1/1/1919			

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	89120
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

!10734!

PRINT

Date	Time
12/11/20	01:00:46

LAST REV

Date	Time
05/21/19	15:48:26
mmcmakin	
10734	

More: N	Total Yard Items:	Total Special Features:	Total:
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